

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
26		INVERNESS RD, ARLINGTON

## OWNERSHIP

Owner 1:	COLMAN JEFFREY W & JILL K		
Owner 2:			
Owner 3:			
Street 1:	26 INVERNESS RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02476	Type:	

## PREVIOUS OWNER

Owner 1:		
Owner 2:		
Street 1:		
Twn/City:		
St/Prov:	Cntry	
Postal:		

## NARRATIVE DESCRIPTION

This parcel contains .093 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1927, having primarily Wood Shingle Exterior and 1392 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

Total AC/HA:	0.09298	Total SF/SM:	4050	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	379.051	Spl Credit	Total:	379.100
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD**

**ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

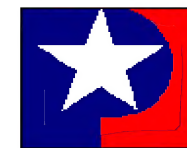
Total Card /

Total Parcel

**652,600**

**652,600**

**652,600**



**Patriot**  
Properties Inc.

**USER DEFINED**

	Prior Id # 1:	114165
	Prior Id # 2:	
	Prior Id # 3:	
3	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
0	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

## ACTIVITY INFORMATION

Date	Result	By	Name
10/12/2018	MEAS&NOTICE	HS	Hanne S
10/20/2008	Meas/Inspect	163	PATRIOT
6/19/2000	MLS		
12/28/1999	Mailer Sent		
12/9/1999	Measured	256	PATRIOT
1/1/1982		PS	

Sign:
VERIFICATION OF VISIT NOT DATA
\_/\_/\_/\_\_\_

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	4050.000	273,500		379,100	652,600		114165
							GIS Ref
							GIS Ref
Total Card	0.093	273,500		379,100	652,600	Entered Lot Size	
Total Parcel	0.093	273,500		379,100	652,600	Total Land:	
Source: Market Adj Cost	Total Value per SQ unit /Card:		468.82	/Parcel:	468.82	Land Unit Type:	Insp Date

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	273,500	0	4,050.	379,100	652,600		Year end	12/23/2021
2021	101	FV	265,500	0	4,050.	379,100	644,600		Year End Roll	12/10/2020
2020	101	FV	265,600	0	4,050.	379,100	644,700	644,700	Year End Roll	12/18/2019
2019	101	FV	219,600	0	4,050.	373,600	593,200	593,200	Year End Roll	1/3/2019
2018	101	FV	219,600	0	4,050.	287,000	506,600	506,600	Year End Roll	12/20/2017
2017	101	FV	219,600	0	4,050.	270,800	490,400	490,400	Year End Roll	1/3/2017
2016	101	FV	219,600	0	4,050.	249,100	468,700	468,700	Year End	1/4/2016
2015	101	FV	207,500	0	4,050.	232,800	440,300	440,300	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

**AssessPro** Patriot Properties, Inc